



"W2567306"

EH 2567306 PG 1 OF 19  
ERNEST D ROWLEY, WEBER COUNTY RECORDER  
19-MAR-12 318 PM FEE \$100.00 DEP SGC  
REC FOR: MERRILL LAW OFFICE

## PARKING AGREEMENT

This Parking Agreement is entered into and granted this 29 day of February, 2012, by and among SNC Properties LLC, a Utah limited liability company ("SNC"), All American Leasing, LLC, a Utah limited liability company ("AAL"), and Interwest Condominium Association, Inc. ("Interwest"), jointly "Parties."

### Recitals

The Parties are the owners of contiguous real property located on Pennsylvania Avenue in Ogden, Utah.

SNC is the owner of the real property located at 2930 Pennsylvania Avenue, Ogden, Utah 84401, more particularly described on Exhibit "A" attached hereto and by this reference incorporated herein.

AAL is the owner of the real property located at 2924 Pennsylvania Avenue, Ogden, Utah 84401, more particularly described on Exhibit "B" attached hereto and by this reference incorporated herein.

Interwest is the owner association of the owners of the real property located at 2928 Pennsylvania Avenue, Ogden, Utah 84401, more particularly described on Exhibit "C" attached hereto and by this reference incorporated herein.

The parties desire to allow SNC to use a portion of the property belonging to AAL and the Interwest for parking on the south side of the SNC property.

### Parking License

1. Parking License. AAL and Interwest, for themselves, their assigns and legal representatives, hereby grant to SNC, for the benefit of SNC, its tenants and their employees and invitees, an irrevocable non-exclusive license for the purpose of parking on that portion of property belonging to AAL and Interwest which lies within twenty (20) feet of the south wall of the south building belonging to SNC. SNC shall not use for parking the property belonging to AAL and Interwest which lies between twenty (20) feet of the south wall of the south building belonging to SNC and the south property line of the property belonging to R & J and Interest. This license shall include the right of ingress and egress to and from SNC's property over the property belonging to AAL and Interwest which is not used for parking,

which has been historically used by SNC, allowing one way traffic around SNC's south building. This Agreement shall remain in force until terminated by agreement of the parties, their successors or assigns.

Miscellaneous Provisions.

(a) This Agreement shall be binding on and shall inure to the benefit of the respective parties, their successors, permitted assigns, personal representatives, and heirs.

(b) The headings used in this Agreement are inserted for reference only and shall not be deemed to limit or affect in any way the meaning or interpretation of any of the terms or provisions of this Agreement.

(c) This Agreement constitutes the entire understanding and agreement of the parties and supersedes all prior agreements, representations, or understandings between them relating to the subject matter hereof.

(d) The provisions of this Agreement are several and should any provision hereof be void, unenforceable, or invalid, such void, unenforceable, or invalid provision shall not affect any other provision of this Agreement.

(e) Any waiver by either party hereto of any breach of any kind or character whatsoever by the other party, whether such waiver be direct or implied, shall not be construed as a continuing waiver or a consent to any subsequent breach of this Agreement on the part of the other party.

(f) This Agreement shall not be modified except by an instrument in writing signed by the parties hereto.

(g) Time is of the essence of this Agreement.

(h) This Agreement shall be interpreted, construed, and enforced according to the laws of the State of Utah.

(i) The parties agree that in the event any arbitration, action or court proceeding is brought by any party to enforce the obligations under this Agreement, the prevailing party shall be entitled to recover reasonable attorney's fees, together with court and collection costs, including but not limited to those fees and costs incident to any action or participation in or in connection with a case or proceeding under any applicable chapter of the Bankruptcy Code or any successor statute thereto.

(j) The parties hereby agree to execute and deliver such additional documents and to take such further action as may become necessary or desirable to fully carry out the provisions and intent of this Agreement.

(k) All notices, demands, and requests required or permitted to be given hereunder shall be deemed given if delivered or if mailed by registered or certified mail, postage prepaid, addressed to the following:

SNC:

SNC Properties LLC  
P.O. Box 626  
Roy, Utah 84067

AAL:

All American Leasing, LLC  
2924 Pennsylvania Ave.  
Ogden, Utah 84401

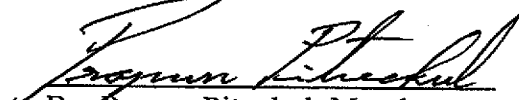
Interwest:

Kirk Whiting  
2928 Pennsylvania Ave.  
Ogden, Utah 84401

Each party shall have the right to specify in writing in the manner above provided another address to which any subsequent notices to such party shall be given. Any notice given hereunder shall be deemed to be given as of the date delivered or mailed.

IN WITNESS WHEREOF, the parties hereto have read this Agreement and agree to be governed by its terms as evidenced by their signatures below.

SNC Properties LLC

  
By: Prapun Pituckul, Member

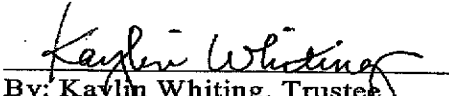
~~R & J Properties LLC~~

~~By: \_\_\_\_\_~~

Interwest:

  
By: Kirk Whiting, Trustee

TTE

  
By: Kaylin Whiting, Trustee

  
By: Bob Howen, Trustee

All American Leasing, LLC

By: Duane B millard  
[Signature]

STATE OF UTAH )  
 ) ss.  
COUNTY OF WEBER )

On this 6 day of MARCH, 2012, personally appeared before me Prapun Pituckul, Member, of SNC Properties LLC, who duly acknowledged to me that he voluntarily executed the same for and on behalf of SNC Properties LLC.

Linda Schiffman  
Notary Public



Residing:  
My Commission Expires: 3-15-2016

STATE OF UTAH )  
 ) ss.  
COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, personally appeared before me \_\_\_\_\_, Member of R & J Properties LLC, who duly acknowledged to me that s/he voluntarily executed the same for and on behalf of R & J Properties LLC

\_\_\_\_\_  
Notary Public

Residing:  
My Commission Expires:

STATE OF UTAH )  
 ) ss.  
COUNTY OF WEBER )

On this 5 day of MARCH, 2012, personally appeared before me Kirk Whiting, Trustee of Interwest Condominium Association, Inc., who duly acknowledged to me that he voluntarily executed the same for and on behalf of Interwest Condominium Association, Inc.

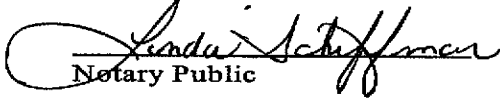
Linda Schiffman  
Notary Public



Residing: ROY, UTAH  
My Commission Expires: 3-15-2016

STATE OF UTAH )  
 ) ss.  
COUNTY OF WEBER )

On this 5 day of MARCH, 2012, personally appeared before me Kaylin Whiting, Trustee of Interwest Condominium Association, Inc., who duly acknowledged to me that she voluntarily executed the same for and on behalf of Interwest Condominium Association, Inc.

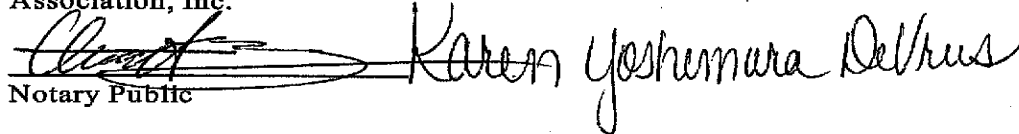
  
Notary Public



Residing: ROY, UTAH  
My Commission Expires:

STATE OF UTAH )  
 ) ss.  
COUNTY OF Weber )

On this 1st day of March, 2012, personally appeared before me Bob Howen, Trustee of Interwest Condominium Association, Inc., who duly acknowledged to me that he voluntarily executed the same for and on behalf of Interwest Condominium Association, Inc.

  
Notary Public

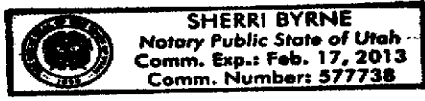


Residing:  
My Commission Expires:

STATE OF UTAH )  
 ) ss.  
COUNTY OF Salt Lake

On this 13<sup>th</sup> day of March, 2012, personally appeared before me  
Dwane B. Millard, the manager of All American Leasing, LLC,  
who duly acknowledged to me that he voluntarily executed the same for and on behalf of All  
American Leasing, LLC.

Sherril Byrne  
Notary Public



Residing:  
My Commission Expires:



EXHIBIT "A"

LEGAL DESCRIPTION  
2930 PENNSYLVANIA AVE, OGDEN, UT 84401

PARCEL ID. 14-054-0004 JRP

PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 31, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN: BEGINNING AT A POINT SOUTH 1525.0 FEET AND EAST 30 FEET FROM THE NORTHWEST CORNER OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION 31; AND RUNNING THENCE SOUTH 155.0 FEET; THENCE NORTH 89D58' EAST 257.0 FEET; THENCE NORTH 155.22 FEET; THENCE SOUTH 89D58' (THENCE SOUTH 89D55' BY RECORD) WEST 257 FEET TO THE POINT OF BEGINNING

EXHIBIT "B"

LEGAL DESCRIPTION  
2924 PENNSYLVANIA AVENUE, OGDEN, UT 84401

PARCEL ID. 14-112-0001-0024

UNIT 51, BUILDING B, INTERWEST CONDOMINIUM PROJECT, PHASE B,  
OGDEN CITY, WEBER COUNTY, UTAH

EXHIBIT "C"

LEGAL DESCRIPTIONS  
2928 PENNSYLVANIA AVE, OGDEN, UT 84401

Owner: Tyler Judkins  
Parcel Id: 14-111-0001 ✓ MP

UNIT 1, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Harrison Yost, LLC  
Parcel Id: 14-111-0002 ✓ MP

UNIT 2, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Tyler Judkins  
Parcel Id: 14-111-0003 ✓ MP

UNIT 3, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Harrison Yost LLC  
Parcel Id: 14-111-0004 ✓ MP

UNIT 4, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Tad R. Krause & Julie Krause  
Parcel Id: 14-111-0005 ✓ MP

UNIT 5, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Harrison Yost LLC  
Parcel Id: 14-111-0006 ✓ MP

UNIT 6, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Tad R. Krause & Julie Krause  
Parcel Id: 14-111-0007 ✓ JP

UNIT 7, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Harrison Yost LLC  
Parcel Id: 14-111-0008 ✓ JP

UNIT 8, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Harrison Yost LLC  
Parcel Id: 14-111-0009 ✓ JP

UNIT 9, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Alfred & Donna Metzler Trust  
Parcel Id: 14-111-0010 ✓ JP

UNIT 10, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Harrison Yost LLC  
Parcel Id: 14-111-0011 ✓ JP

UNIT 11, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Alfred & Donna Metzler Trust  
Parcel Id: 14-111-0012 ✓ JP

UNIT 12, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Harrison Yost LLC  
Parcel Id: 14-111-0013 ✓ NP

UNIT 13, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Phrylgoode  
Parcel Id: 14-111-0014 ✓ NP

UNIT 14, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Merlin C & Karen B Judkins Trust  
Parcel Id: 14-111-0015 ✓ W

UNIT 15, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Phrylgoode  
Parcel Id: 14-111-0016 ✓ NP

UNIT 16, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Franklin V & Seles Price  
Parcel Id: 14-111-0017 ✓ NP

UNIT 17, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Carol M Williamson  
Parcel Id: 14-111-0018 ✓ NP

UNIT 18, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Franklin V Price & Seles Price  
Parcel Id: 14-111-0019 ✓ NP

UNIT 19, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Carol M. Williamson  
Parcel Id: 14-111-0020 ✓ NP

UNIT 20, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Harrison Yost LLC  
Parcel Id: 14-111-0021 ✓ NP

UNIT 21, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Alving Aoki & Jacquie Taylor  
Parcel Id: 14-111-0022 ✓ NP

UNIT 22, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Kirk Whiting & Kaylin Whiting  
Parcel Id: 14-111-0023 ✓ NP

UNIT 23, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Harrison Yost LLC  
Parcel Id: 14-111-0024 ✓ NP

UNIT 24, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Wilford M Hale & Genine Hale Trustees  
Parcel Id: 14-111-0025 ✓ NP

UNIT 25, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Harrison Yost LLC  
Parcel Id: 14-111-0026 ✓ NP

UNIT 26, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Robert F Frost & Kathryn G Frost Trustees  
Parcel Id: 14-111-0027 ✓ NP

UNIT 27, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Frank Perenz & Debbie G Perenz  
Parcel Id: 14-111-0028 ✓ NP

UNIT 28, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Charles L Yates  
Parcel Id: 14-111-0029 ✓ NP

UNIT 29, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Arthur C Unrein & Lesli P Urein  
Parcel Id: 14-111-0030 ✓ NP

UNIT 30, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Charles L Yates ✓ NP  
Parcel Id: 14-111-0031

UNIT 31, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Zindex ✓ NP  
Parcel Id: 14-111-0032

UNIT 32, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Kirk A Whiting & Kaylin Whiting ✓ NP  
Parcel Id: 14-111-0033

UNIT 33, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: J Bruce Huillet & Rose Ann Huillet Trustees ✓ NP  
Parcel Id: 14-111-0034

UNIT 34, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Kirk A Whiting & Kaylin Whiting ✓ NP  
Parcel Id: 14-111-0035

UNIT 35, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: J Bruce Huillet & Rose Ann Huillet Trustees ✓ NP  
Parcel Id: 14-111-0036

UNIT 36, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.



\*\*

Owner: Kirk A Whiting  
Parcel Id: 14-111-0037 ✓ NP

UNIT 37, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Butterfield Family Trust  
Parcel Id: 14-111-0038 ✓ NP

UNIT 38, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Kirk A Whiting  
Parcel Id: 14-111-0039 ✓ NP

UNIT 39, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Allan M Adams  
Parcel Id: 14-111-0040 ✓ NP

UNIT 40, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Kirk A Whiting & Kaylin Whiting  
Parcel Id: 14-111-0041 ✓ NP

UNIT 41, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Ira Jim Egbert Jr Living Trust  
Parcel Id: 14-111-0042 ✓ NP

UNIT 42, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Darryl Silberman & Pamela Silberman  
Parcel Id: 14-111-0043 ✓ NP

UNIT 43, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Pantone Properties LLC  
Parcel Id: 14-111-0044 ✓ NP

UNIT 44, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Kirk Albert Whiting & Kaylin Whiting  
Parcel Id: 14-111-0045 ✓ NP

UNIT 45, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Douglas W Crofts & Teena W Crofts  
Parcel Id: 14-111-0046 ✓ NP

UNIT 46, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Kirk A Whiting & Kaylin Whiting  
Parcel Id: 14-111-0047 ✓ NP

UNIT 47, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Kirk A Whiting & Kaylin Whiting  
Parcel Id: 14-111-0048 ✓ NP

UNIT 48, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Kirk A Whiting & Kaylin Whiting  
Parcel Id: 14-111-0049 ✓ JP

UNIT 49, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.

\*\*

Owner: Kirk A Whiting & Kaylin Whiting  
Parcel Id: 14-111-0050 ✓ JP

UNIT 50, BUILDING A, INTERWEST CONDOMINIUM PROJECT, AMENDED PHASE A,  
OGDEN CITY, WEBER COUNTY, UTAH.